

INVESTIGATION REPORT
BUILDING AND SAFETY/LAND DEVELOPMENT DIVISION

Location of Problem: 2930 Flower St.

Locality: ~~Q~~

Description of Problem: Four units with garage
have been turned into 8 units - garage
converted

Requested by: anonymous Phone: -

Address:

Request call back after investigation? Yes ☐ No ☐

Received by: Vazmin Perez Date: 3/2/98

Assigned/Referred to: G RODGERS Date: 3-3-88

Report of Investigation: ILLEGAL UNITS
CONVERTED GARAGES - NO
PERMITS

Investigator: [Signature] Title: Bldg. Insp. Date: 3-3-98

Copy Sent to: [Signature] Title: Date: 3-24-98

Report Phoned to: Title: Date:

JOB ADDRESS 2930 FLOWE ST
OWNER 2932 28-28 1/2

NOTICE OF VIOLATION

The work performed is in violation of the Ordinance(s) indicated below:

☒ Building Code ☒ Plumbing Code
☒ Mechanical Code ☒ Electrical Code
☐ Grading Code ☒ Zoning Code

DESCRIPTION: THREE ILLEGAL UNITS
CONVERTED
GARAGES
NO PERMITS

CENTURY 21
CASABLANCA REALTY
ROXANNA GODINEZ
(213) 228-2822
213-228-5008
☒ STOP ALL WORK

Submit plans for the cited work within 10 days to the office listed above and apply for a plan check for the required permit(s).

Obtain permit(s) within 10 days at the office listed above for the cited work.

A referral has been made to the Enforcement Section of the Department of Regional Planning.

3-3-98
DATE

[Signature]
INSPECTOR'S SIGNATURE

REQUEST FOR INVESTIGATION
TO THE DEPARTMENT OF REGIONAL PLANNING

Location Walnut Park Date 3-24-98

2930 Flower Street

Complaint Property has three illegal units and converted garages

No permits. a Notice of Violation was left at the above
job site address.

Requested by COUNTY of LOS ANGELES, BUILDING & SAFETY (Complainant)

Address 7807 Compton Ave. Suite # 200 Phone (213) 586-6537

Los Angeles, Ca. 90001

Submitted by Sr. B.E.I. *J. P. [Signature]* Dept. Firestone Dist. Office

Address 7807 Compton Ave. Suite # 200 Phone (213) 586-6537

Los Angeles, Ca. 90001

AP:REQST



Los Angeles County
Department of Regional Planning
Director of Planning James E. Hartl, AICP



June 18, 1998

Alberto Zepeda
2928 Flower Street
Walnut Park, CA 90255

Inspection File No. EF981027

Dear Mr. Zepeda:

In response to a recent complaint, an inspection was made at 2930 Flower Street, Huntington Park.

This inspection disclosed that the required garages for the residence have been converted into living quarters.

This is not a permitted use in zone R-1 and is in violation of the provisions of the Los Angeles County Zoning Ordinance, Sections 22.20.020, 22.20.070, 22.20.130, 22.52.1010 and 22.52.1180.

Please consider this an order to comply with the provisions of the Zoning Ordinance upon receipt of this letter.

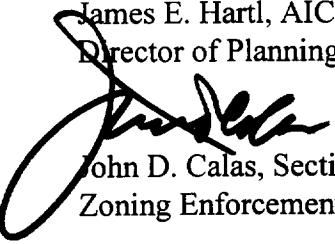
Failure to comply as requested will cause this matter to be referred to the District Attorney with the request that a criminal complaint be filed. Conviction can result in a penalty of up to six months in jail and/or a one thousand dollar fine, each day in violation constituting a separate offense.

Any inquiry regarding this matter may be addressed to the Department of Regional Planning, 320 W. Temple Street, Los Angeles, CA 90012; Attention: Zoning Enforcement, telephone (213) 974-6453. To speak directly with the investigator, **Oscar A. Gomez**, please call before 10:00 a.m., Monday through Thursday. Our offices are closed on Fridays.

Very truly yours,

DEPARTMENT OF REGIONAL PLANNING

James E. Hartl, AICP
Director of Planning


John D. Calas, Section Head
Zoning Enforcement

JDC:OAG:ar